

DEVELOPER  
WHATABRANDS REAL ESTATE  
CONTACT: CINDY ESPINOZA  
300 CONCORD PLAZA DRIVE  
SAN ANTONIO, TX 78216  
PHONE: 210-476-6180  
EMAIL: CESPINOZA@WBHQ.COM

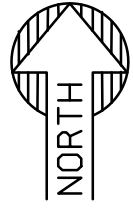
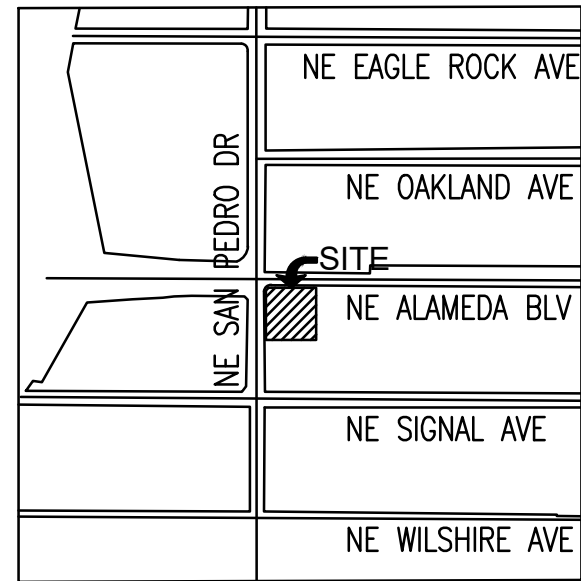
CIVIL ENGINEER  
SUSTAINABILITY ENGINEERING GROUP  
8280 E. GELDING DR, SUITE 101  
SCOTTSDALE, ARIZONA 85260  
PHONE: 480-237-2507  
ATTN: ALI FAKIH

OWNER  
GREEN JEANS WEST, LLC  
2929 MONTE VISTA NE  
ALBUQUERQUE, NM 87106

# WHATABURGER

## GRADING AND DRAINAGE PLAN

6100 ALAMEDA BLVD NE, ALBUQUERQUE, NM  
A PORTION OF SECTION 13, TOWNSHIP 11 NORTH, RANGE 3 EAST  
BERNALILLO COUNTY, NEW MEXICO.



S/T/R  
13 11N 3E

VICINITY MAP  
SCALE 1:800

### GRADING CONSTRUCTION KEY NOTES

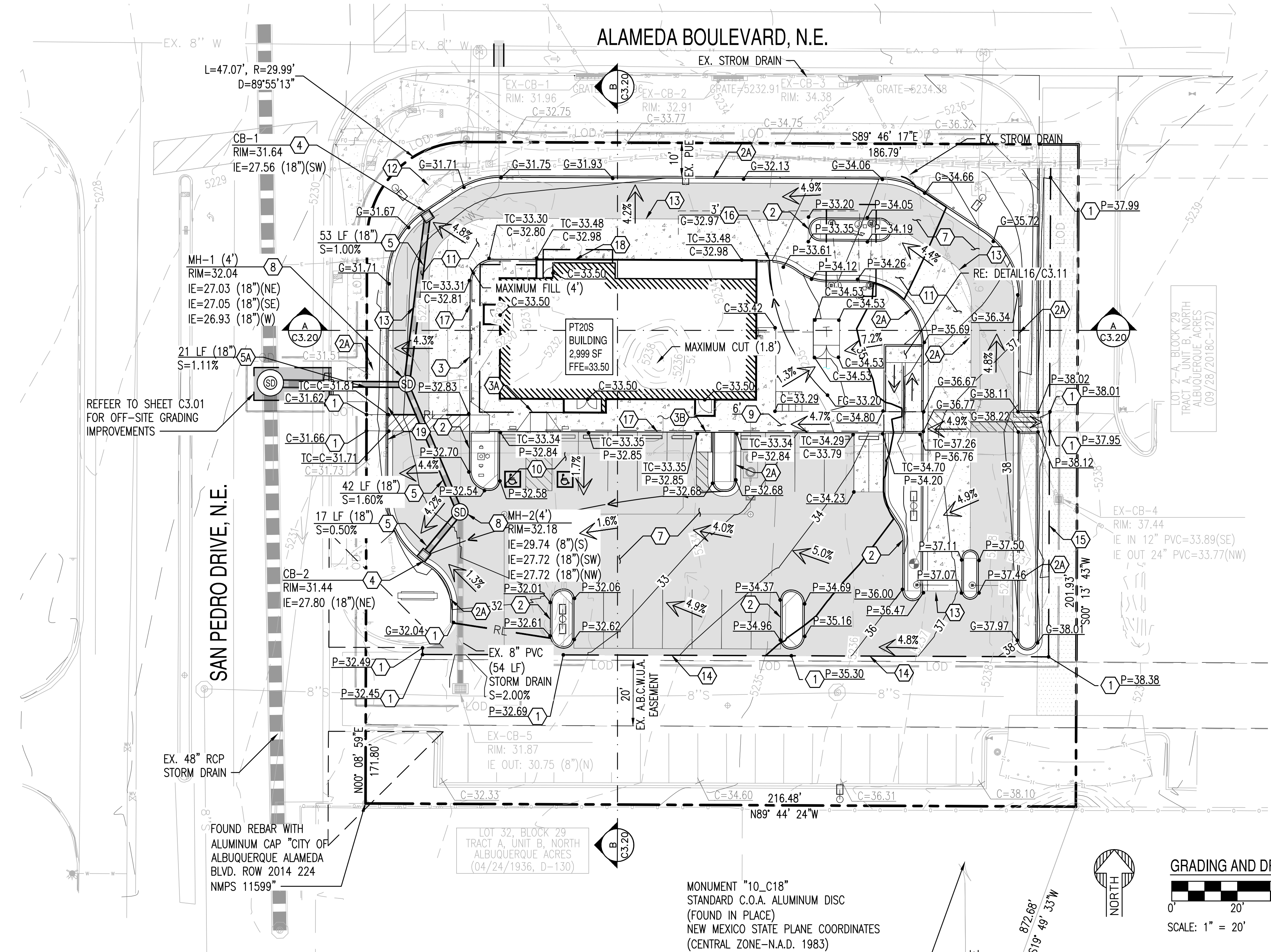
- MATCH EXISTING GRADE; CONTRACTOR TO VERIFY IN FIELD ALL GRADES PRIOR TO CONSTRUCTION ACTIVITIES AND CONTACT ENGINEER IN CASE OF ANY DISCREPANCIES.
- CONSTRUCT 6" HEADER CURB PER COA STD. DET. 2415C
- CONSTRUCT 6" VERTICAL CURB AND GUTTER PER COA STD DWG 2415-A.
- CONSTRUCT ADA RAMP. PER DET. 10/C3.11.
- CONSTRUCT ADA RAMP. PER DET. 11/C3.11.
- CONSTRUCT DELIVERY RAMP PER DET. 2/C3.10.
- CONSTRUCT ADA RAMP. PER DET. 12/C3.11.
- FURNISH AND INSTALL NYLOPLAST DRAIN BASIN WITH 30" RISER AND 2'X3' STEEL GRATE PER DET. 14/C3.20
- FURNISH AND INSTALL HDPE DOUBLE WALL PIPE, CLASS 100; LENGTH, SIZE AND SLOPE PER PLAN.
- FURNISH AND INSTALL REINFORCED CLASS III CONCRETE PIPE, LENGTH, SIZE AND SLOPE PER PLAN.
- FURNISH AND INSTALL 30" NYLOPLAST DRAIN BASIN WITH SOLID LID. PER DET. 13/C3.12.
- CONSTRUCT HEAVY DUTY PAVEMENT PER DETAIL 5/C3.10.
- FURNISH AND INSTALL 4' MANHOLE PER COA DETAIL 2208.
- CONSTRUCT CONCRETE SIDEWALK PER COA STD DWG 2430. WIDTH PER PLAN.
- CONSTRUCT PAVEMENT WITH 2% MAXIMUM SLOPE IN ANY DIRECTION AT ACCESSIBLE PARKING STALLS AND 2% MAXIMUM CROSS SLOPE AT ADA ACCESSIBLE ROUTE.
- CONSTRUCT CONCRETE PAVEMENT PER DETAIL 6/C3.10.
- CAUTION! PROTECT EXISTING GAS AND POWER UTILITIES.
- PAVING TRANSITION PER DET. 7/C3.10.
- TRANSITION TO EXISTING PAVEMENT PER DET. 1/C3.10.
- SAWCUT, REMOVE AND REPLACE EXISTING PAVEMENT.
- CONSTRUCT 3' CURB OPENING. PER DET. 3/C3.10.
- TURN DOWN SIDEWALK. PER DET. 9/C3.10.
- TURN DOWN SIDEWALK. PER DET. 16/C3.11.
- 5' CURB TRANSITION FROM 6" TO 0" REVEAL.

NOTE:  
INVERT ELEVATIONS TO BE VERIFIED IN FIELD.

### EXISTING CONDITIONS AND PROPOSED DEVELOPMENT:

THE EXISTING SITE IS PARTIALLY DEVELOPED. THE SOUTHERN PORTION OF THE PROPERTY INCLUDES A PARKING LOT WITH LANDSCAPE ISLANDS WHILE THE NORTH AREA REMAINS UNDEVELOPED WITH AN EXISTING DRAINAGE POND, DIRT PILES AND STORAGE CONTAINER. DRAINAGE STRUCTURES, SEWER AND WATER LINES, AND DRY UTILITIES SUCH AS POWER, GAS AND ELECTRICITY EXIST WITHIN THE SITE. LOT ELEVATION DROP FROM 1,238' AT THE EAST PROPERTY LINE TO ABOUT 1,232' AT THE WEST PROPERTY LINE.

THE PROJECT WILL CONSIST IN THE DEMOLITION OF MOST OF THE EXISTING SOUTH PARKING LOT AND THE CONSTRUCTION OF A FAST FOOD RESTAURANT (2,999 SF) WITH A DRIVE-THRU, PARKING AREA, AND DESIGNATED LANDSCAPE.



### EXISTING LEGEND:

--- XXXX ---	EX. MAJOR CONTOURS	EX. S	SEWER LINE	--- --- ---	STORM DRAIN LINE	--- ---	SIGN
--- XXXX ---	EX. MINOR CONTOURS	EX. S	SEWER MANHOLE	CB	STORM CATCH BASIN	--- ---	STREET LIGHT
TC: XX.XX GE: XX.XX	EX. SPOT ELEVATION	EX. W	WATER LINE	○	STORM MANHOLE	--- ---	TREE
---	EASEMENT LINE AS NOTED	WV	WATER VALVE	---	GAS LINE	---	ROAD CENTERLINE
		+	FIRE HYDRANT	---	FENCE	---	

### PROPOSED GRADING LEGEND:

G=XX.XX	GUTTER ELEVATION, TC = G+0.5'	---	PROPERTY LINE	---	LOC	---	LIMIT OF ONSITE CONSTRUCTION	SD	STORM MANHOLE	---	CONCRETE PAVEMENT
P=XX.XX	PAVEMENT ELEVATION	---	CURB AND GUTTER	---	---	---	FLOW ARROW	WM	WATER METER	---	HEAVY DUTY PAVEMENT
C=XX.XX	CONCRETE ELEVATION	---	VERTICAL CURB	---	---	---	CATCH BASIN	---	GATE VALVE	---	STORM INLET
		---	RL	---	---	---	STORM PIPE	---	FIRE HYDRANT	---	

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SYSTEM SEVEN (7) DAYS  
PRIOR TO ANY EXCAVATION

PROJECT  
WHATABURGER NM  
SEC ALAMEDA BLVD NE  
& SAN PEDRO AVE NE

LOCATION  
6100 ALAMEDA BLVD NE  
ALBUQUERQUE, NM

DRAWN	GA	12/08/2021
DESIGNED	LP	01/12/2022
QC	SC	01/18/2022
FINAL QC		
PROJ. MGR.	AF	01/21/2022

DATE: 01/21/2022

ISSUED FOR:

DRB

REVISION NO.: DATE:

1		
2		
3		
4		

JOB NO.: 210907

SHEET TITLE:

GRADING AND  
DRAINAGE PLAN

PAGE NO.:  
7 OF 11

SHEET NO.:  
C3.00

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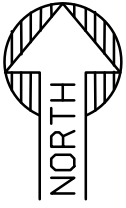
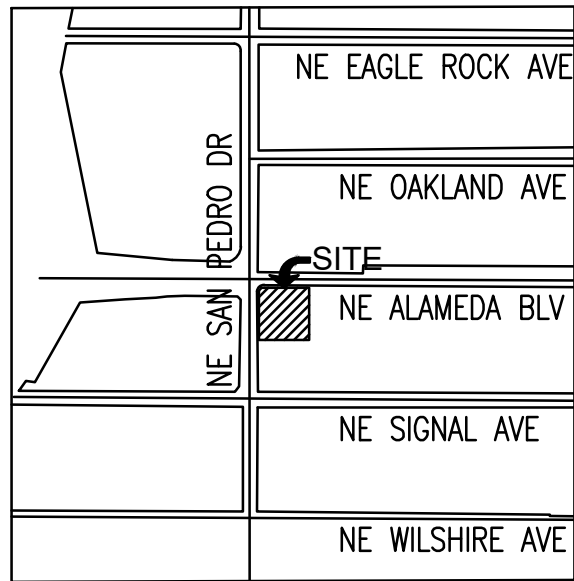
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# WHATABURGER

## OFF-SITE GRADING AND DRAINAGE PLAN

6100 ALAMEDA BLVD NE, ALBUQUERQUE, NM  
A PORTION OF SECTION 13, TOWNSHIP 11 NORTH, RANGE 3 EAST  
BERNALILLO COUNTY, NEW MEXICO.



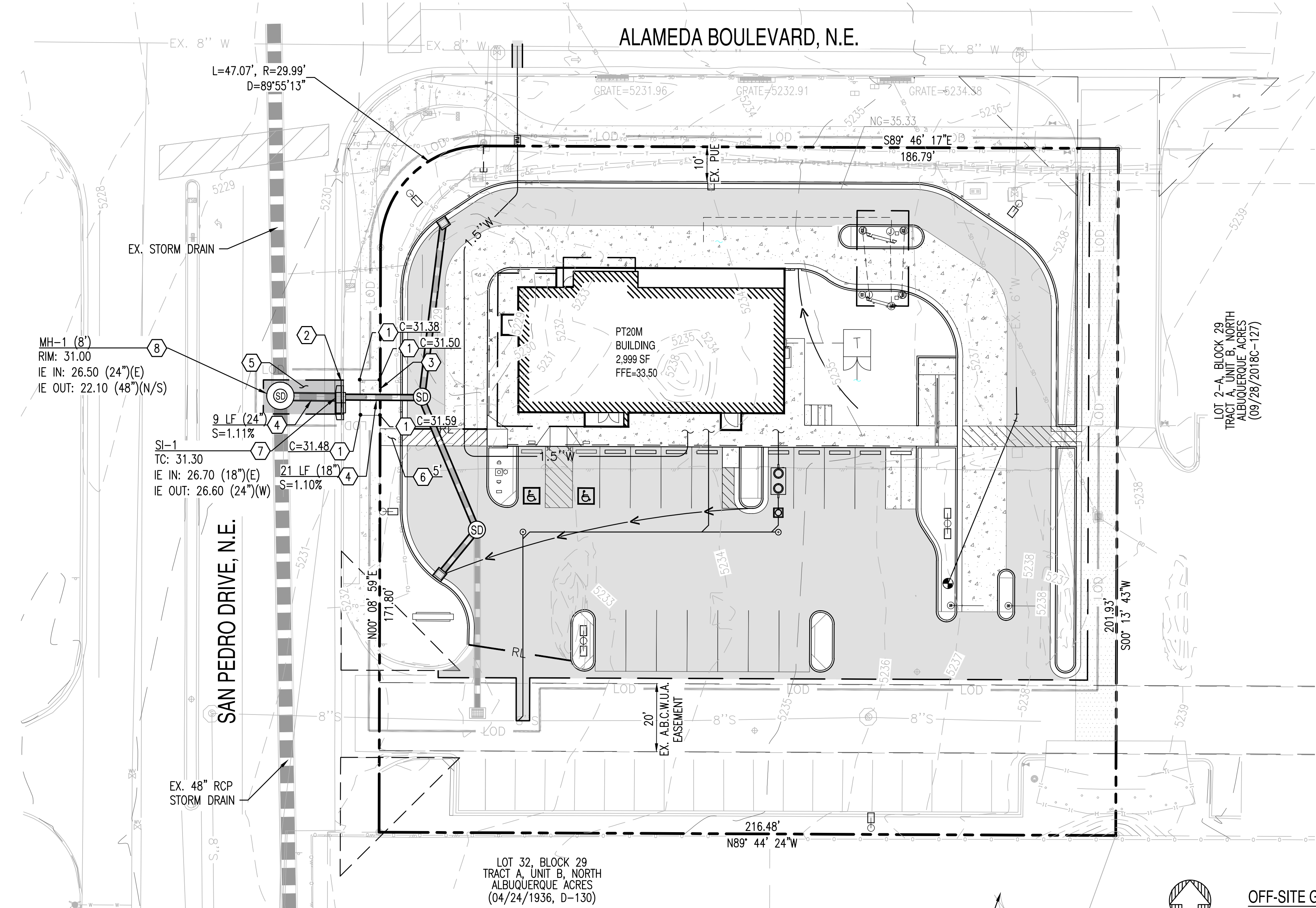
S/T/R  
13 11N 3E

VICINITY MAP  
SCALE 1:800

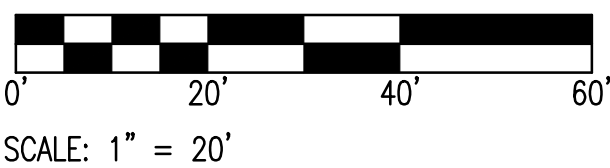
### GRADING CONSTRUCTION KEY NOTES

- 1 MATCH EXISTING GRADE; CONTRACTOR TO VERIFY IN FIELD ALL GRADES PRIOR TO CONSTRUCTION ACTIVITIES AND CONTACT ENGINEER IN CASE OF ANY DISCREPANCIES.
- 2 REMOVE AND REPLACE 6" VERTICAL CURB AND GUTTER PER COA STD DWG 2415-A.
- 3 REMOVE AND REPLACE EXISTING SIDEWALK AS REQUIRED FOR UTILITY CONSTRUCTION. REMOVE TO NEAREST JOINT.
- 4 FURNISH AND INSTALL REINFORCED CLASS III CONCRETE PIPE, LENGTH, SIZE AND SLOPE PER PLAN.
- 5 SAWCUT, REMOVE AND REPLACE ASPHALT AS NEEDED. PAVEMENT TO MATCH EXISTING SECTION.
- 6 CONSTRUCT CONCRETE SIDEWALK PER COA STD DWG 2430. WIDTH PER PLAN.
- 7 INSTALL PUBLIC STORM INLET TYPE DBL A-SGL WING. PER COA STD DWG 2201.
- 8 PUBLIC 8' DIA MANHOLE

NOTE:  
INVERT ELEVATIONS TO BE VERIFIED IN FIELD.



### OFF-SITE GRADING AND DRAINAGE PLAN



### EXISTING LEGEND:

--- XXXX ---	EX. MAJOR CONTOURS	--- EX. S ---	SEWER LINE	--- STORM DRAIN LINE ---	--- SIGN ---
--- XXXX ---	EX. MINOR CONTOURS	--- EX. W ---	SEWER MANHOLE	--- STORM CATCH BASIN ---	--- STREET LIGHT ---
TC: XX.XX GE: XX.XX	EX. SPOT ELEVATION	--- EX. W ---	WATER LINE	--- STORM MANHOLE ---	--- TREE ---
---	EASEMENT LINE AS NOTED	--- EX. W ---	WATER VALVE	--- GAS LINE ---	--- ROAD CENTERLINE ---
		--- EX. W ---	FIRE HYDRANT	--- FENCE ---	

### PROPOSED GRADING LEGEND:

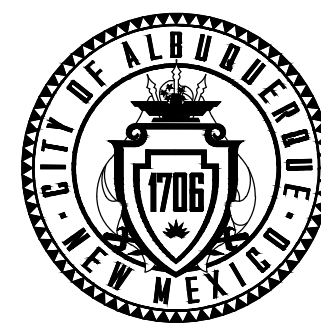
G=XX.XX	GUTTER ELEVATION, TC = G+0.5'	--- LOC ---	LIMIT OF ONSITE CONSTRUCTION	--- SD ---	STORM MANHOLE	--- CONCRETE PAVEMENT ---
P=XX.XX	PAVEMENT ELEVATION	--- LOC ---	FLOW ARROW	--- WM ---	WATER METER	--- HEAVY DUTY PAVEMENT ---
C=XX.XX	CONCRETE ELEVATION	--- LOC ---	CATCH BASIN	--- G ---	GATE VALVE	--- STORM INLET ---
		--- LOC ---	STORM PIPE	--- FH ---	FIRE HYDRANT	

MONUMENT "10\_C18"  
STANDARD C.O.A. ALUMINUM DISC  
(FOUND IN PLACE)  
NEW MEXICO STATE PLANE COORDINATES  
(CENTRAL ZONE-N.A.D. 1983)  
N=1,524,123.885 US SURVEY FEET  
E=1,542,565.263 US SURVEY FEET  
PLUBLISHED EL=5222.09 US SURVEY FEET  
(NAVD 1988)  
GROUND TO GRID FACTOR=0.999665042  
DELTA ALPHA ANGLE=-0°11'19.42"

A.G.R.S. MONUMENT "9\_C18"  
STANDARD C.O.A. ALUMINUM DISC  
(FOUND IN PLACE)  
NEW MEXICO STATE PLANE COORDINATES  
(CENTRAL ZONE-N.A.D. 1983)  
N=1,521,497.624 US SURVEY FEET  
E=1,542,501.428 US SURVEY FEET  
PLUBLISHED EL=5232.47 US SURVEY FEET  
(NAVD 1988)  
GROUND TO GRID FACTOR=0.999664563  
DELTA ALPHA ANGLE=-0°11'19.69"



CHECKED BY: SC  
DATE: 12/2021



CITY OF ALBUQUERQUE  
DEPARTMENT OF MUNICIPAL DEVELOPMENT  
ENGINEERING DIVISION

OFF-SITE GRADING & DRAINAGE

DESIGN REVIEW COMMITTEE

CITY ENGINEER APPROVAL

ZONE MAP NO.

Z-99

CITY PROJECT NO.

000000

SHEET NO.

C3.01

CONSULTANTS

BENCH MARKS

SEAL

NO.	DATE	DESCRIPTION	BY
		CONTRACTOR	
		INSPECTOR'S ACCEPTANCE BY:	
		FIELD VERIFICATION BY:	
		DRAWINGS CORRECTED BY:	

DRB

CHECKED BY: SC

DATE: 12/2021

CITY PROJECT NO.

000000

SHEET NO.

C3.01

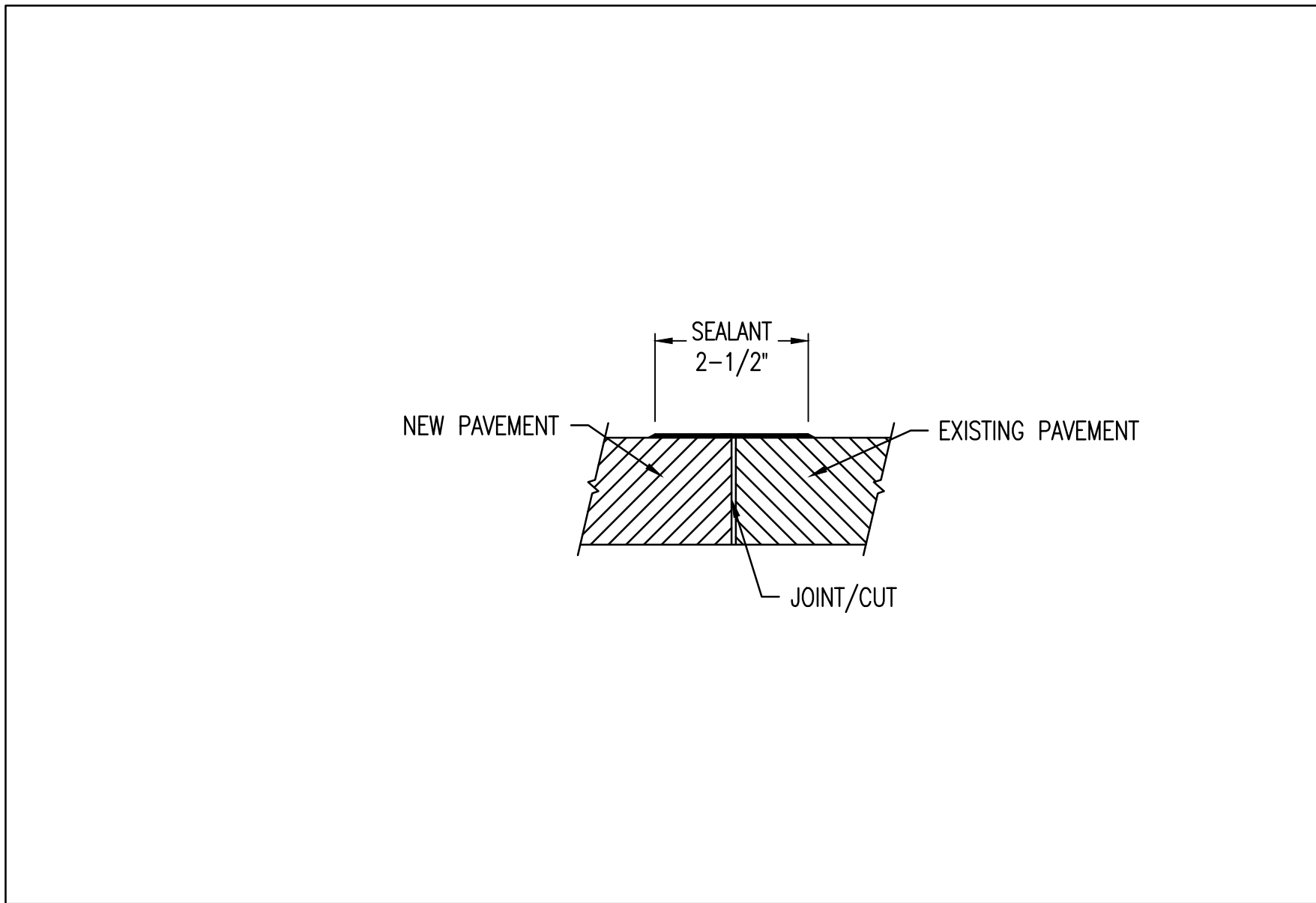


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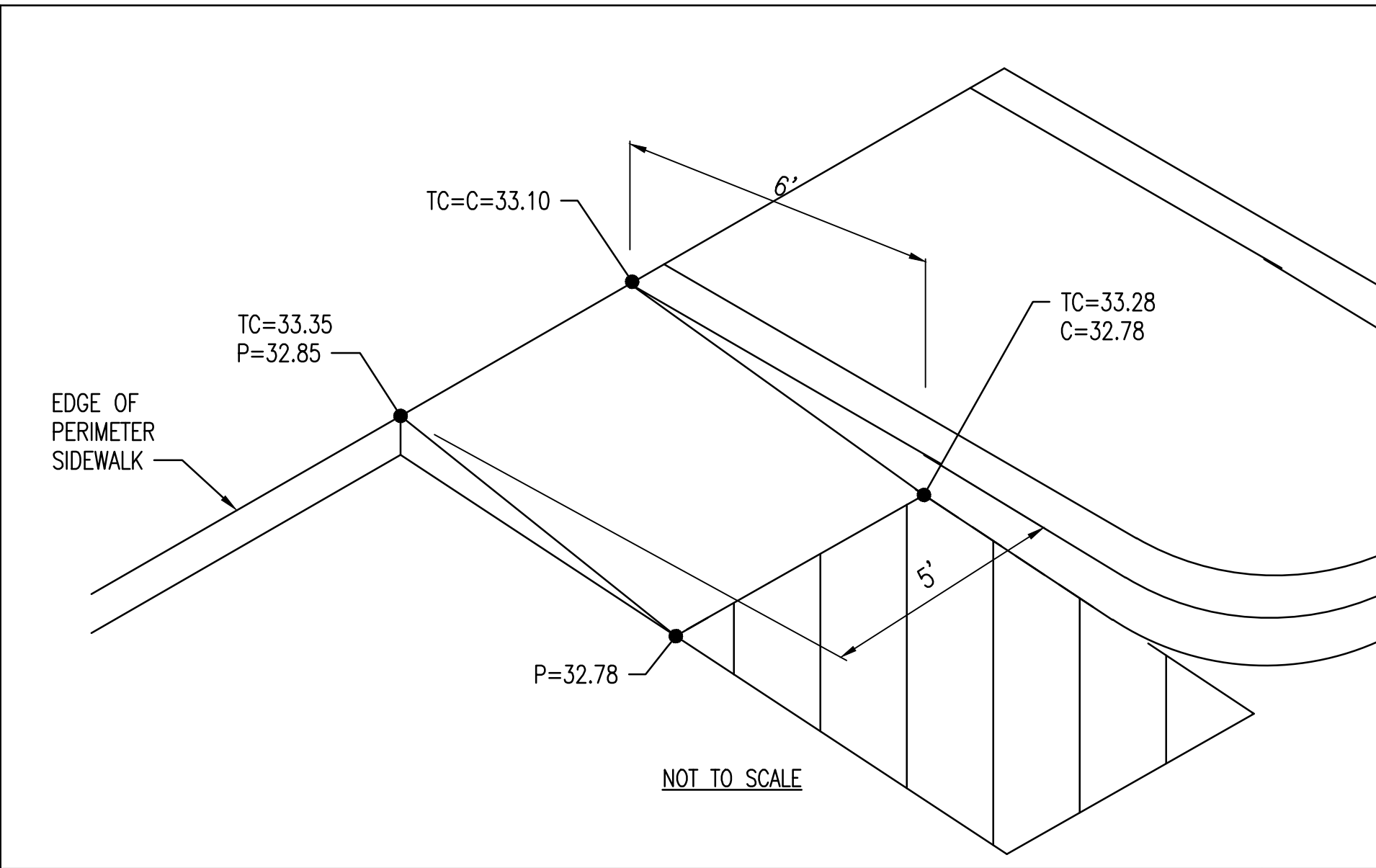
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TRANSITION TO EXISTING PAVEMENT



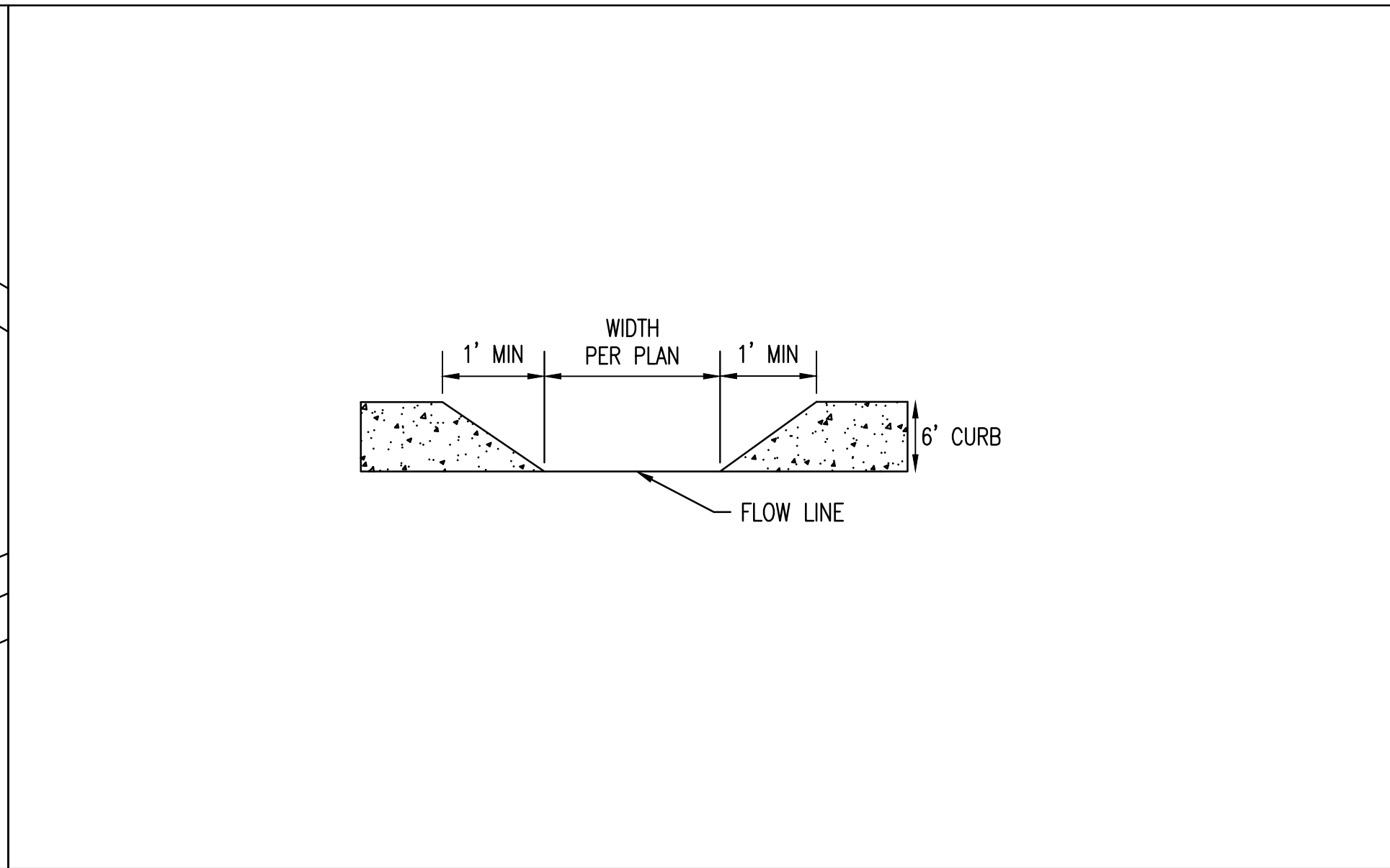
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DELIVERY RAMP



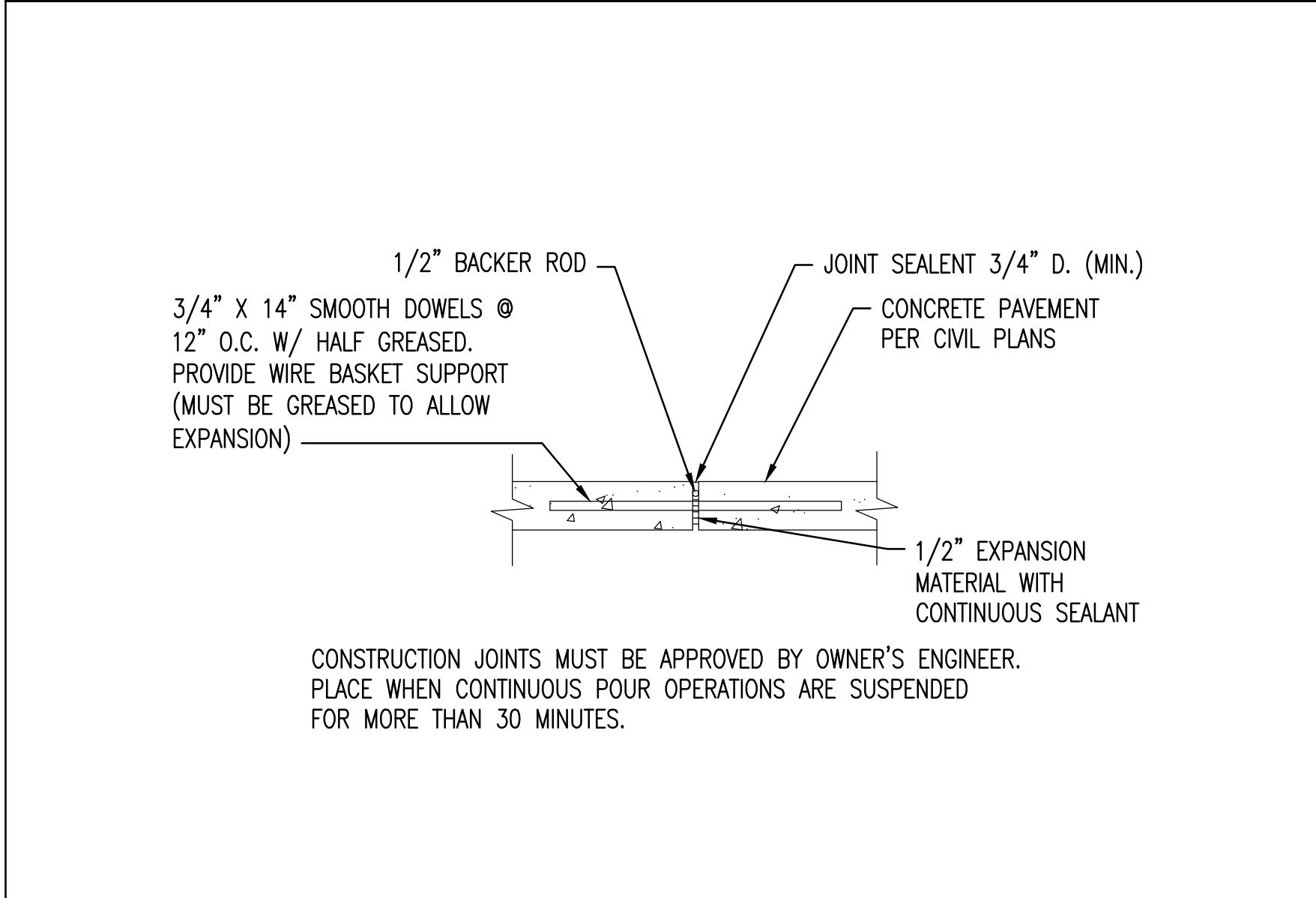
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CURB OPENING



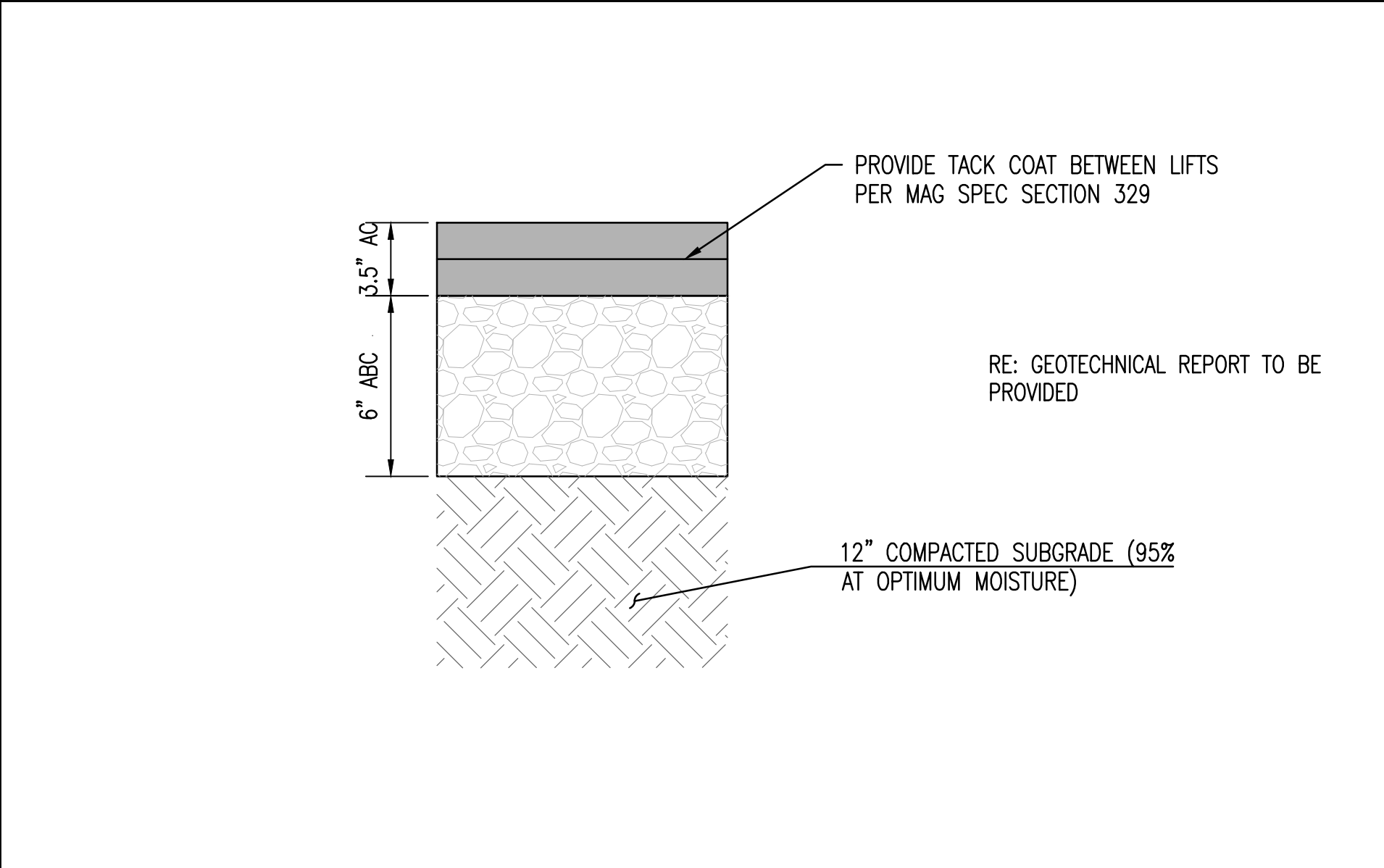
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CONSTRUCTION JOINT



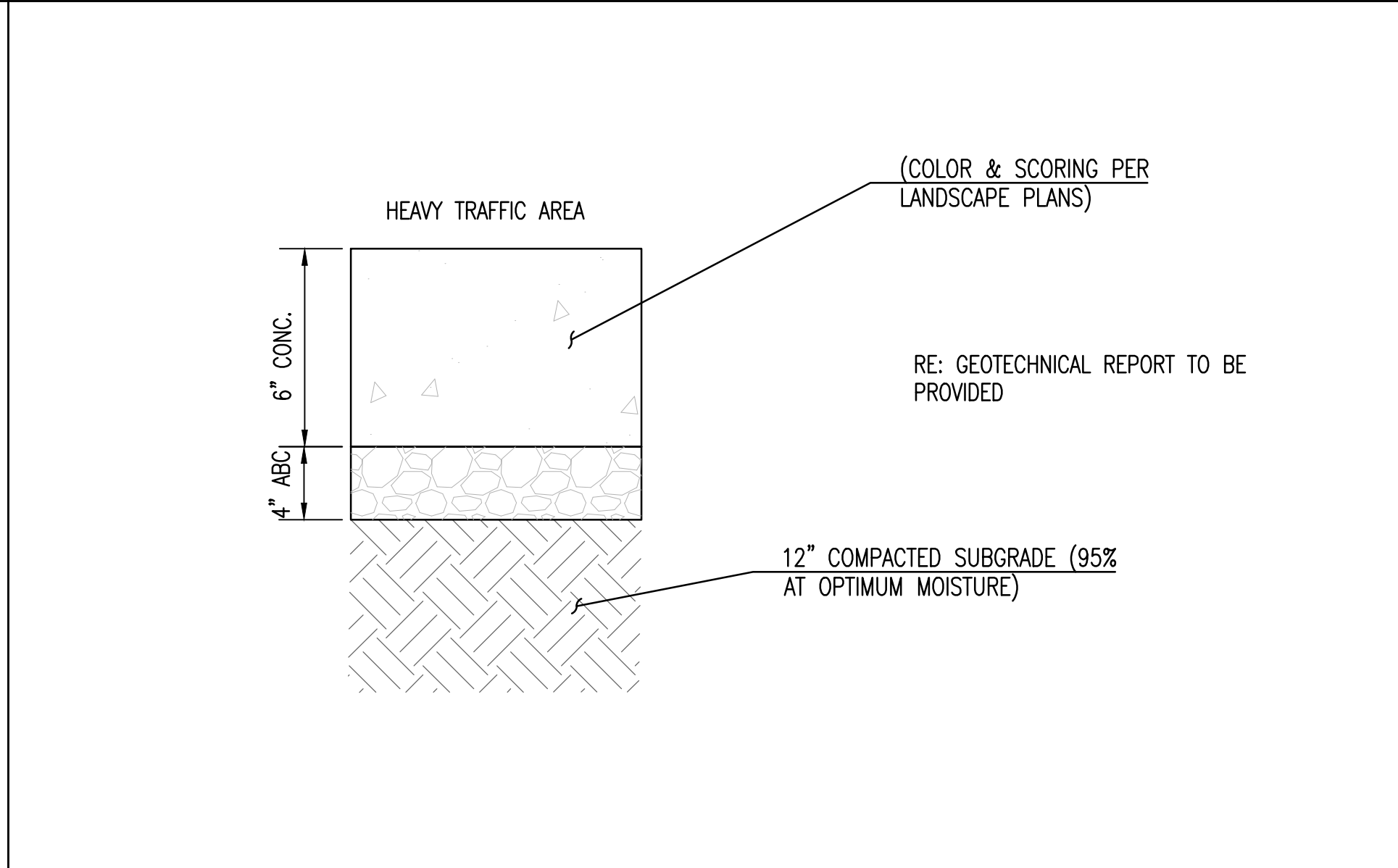
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ASPHALT PAVEMENT SECTION



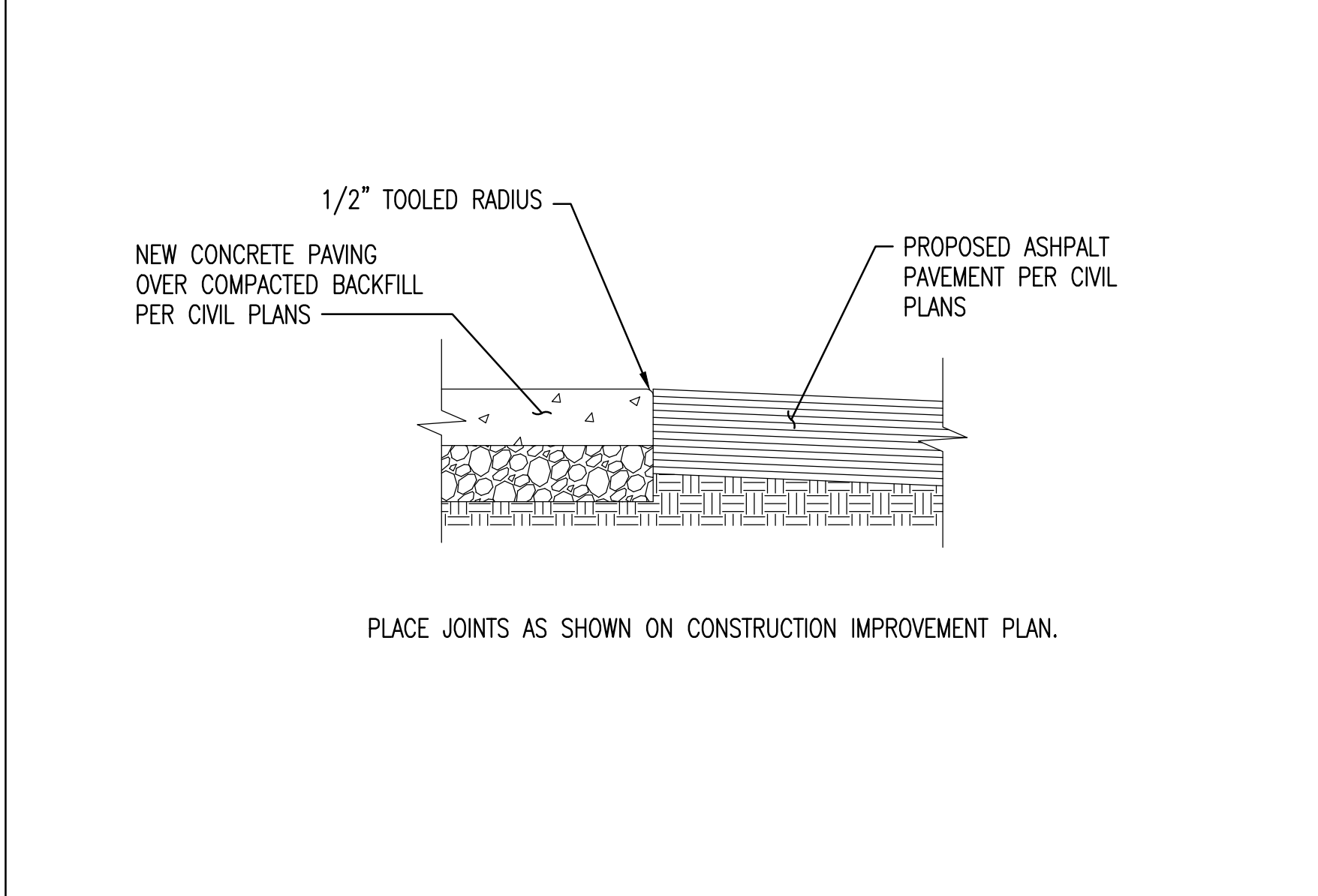
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CONCRETE PAVEMENT SECTION



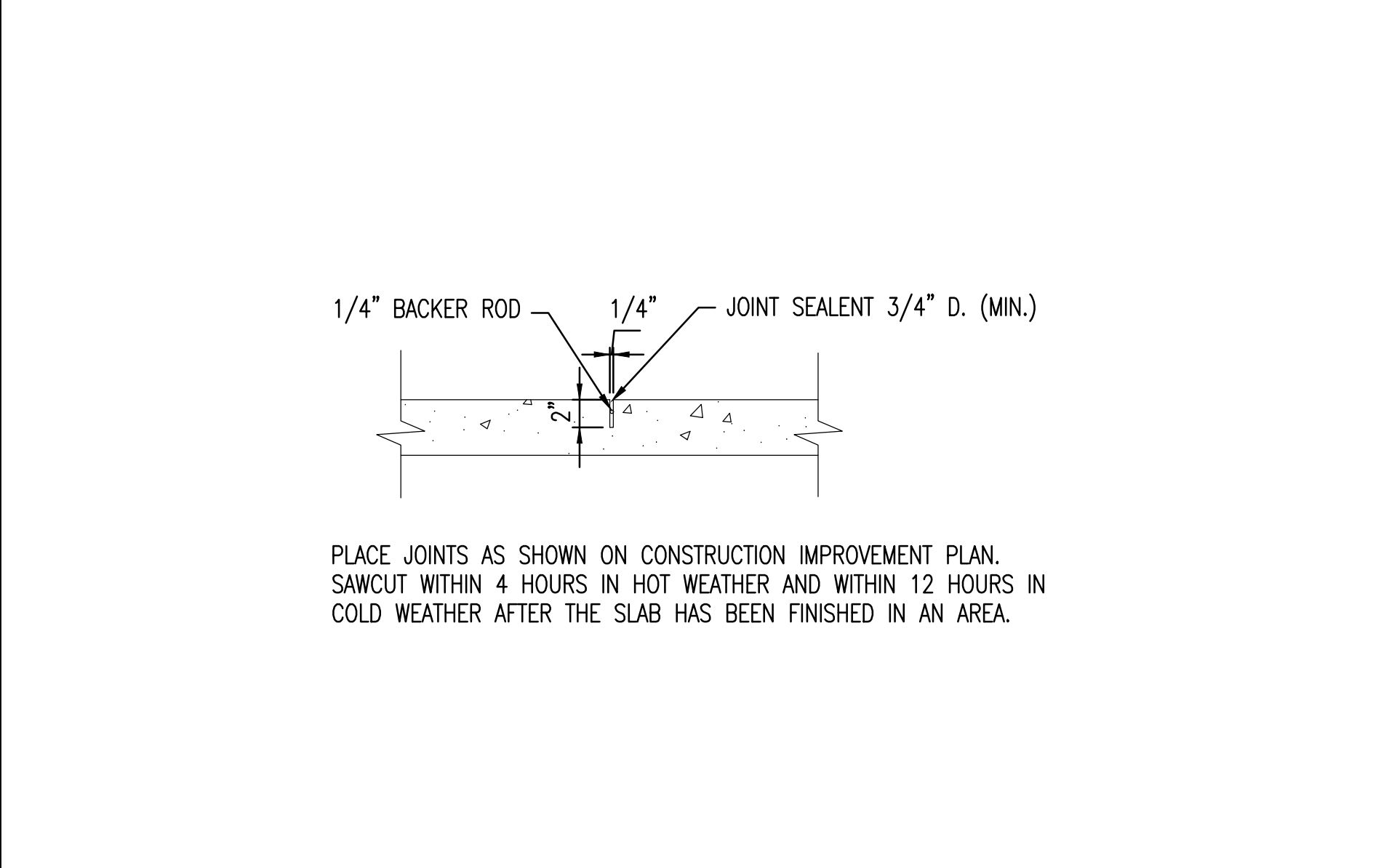
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PAVING TRANSITION



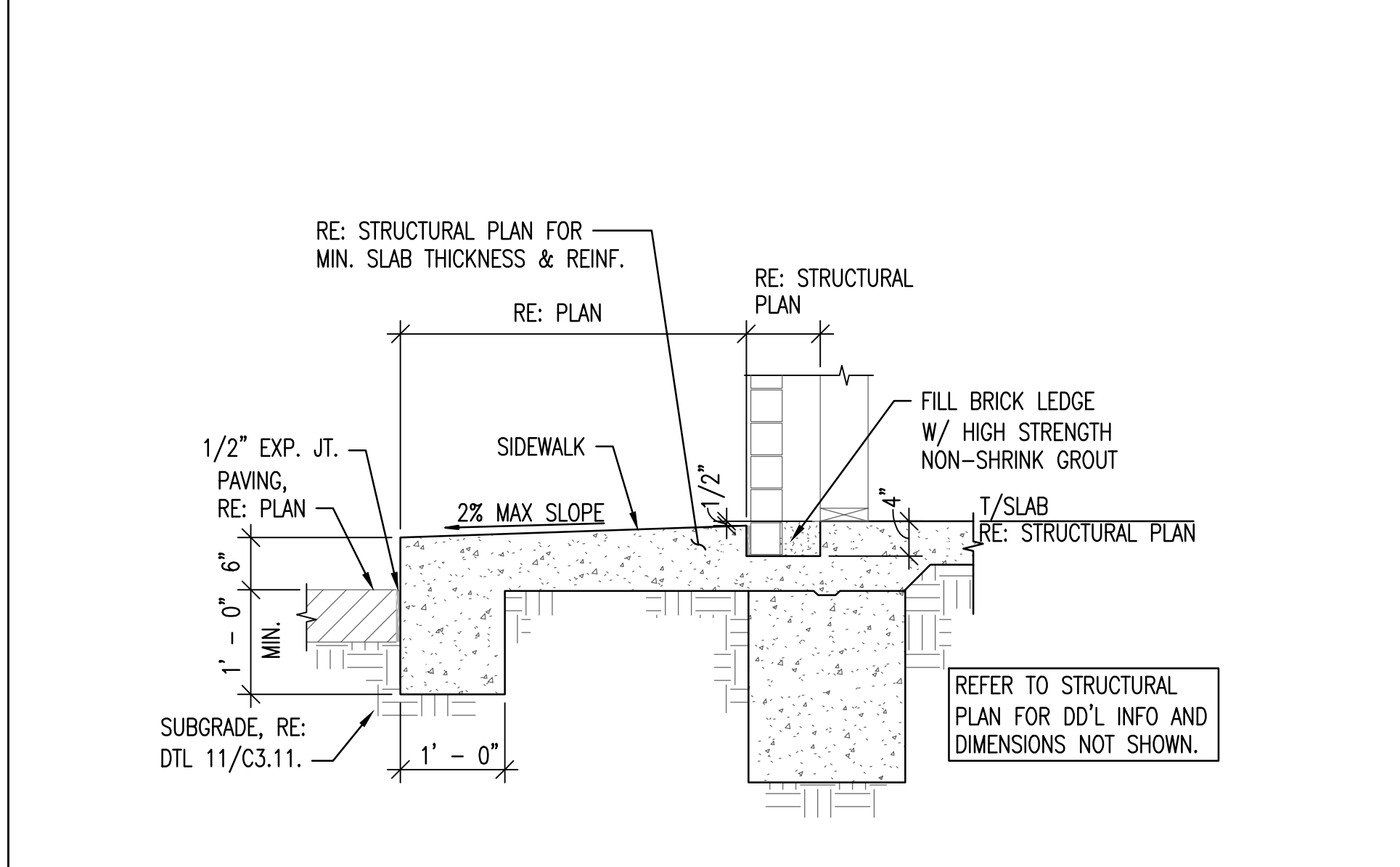
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CONTROL JOINT



8



TURNDOWN SIDEWALK - TYPE 1



9

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SYSTEM SEVEN (7) DAYS  
PRIOR TO ANY EXCAVATION

PROJECT  
WHATABURGER NM  
SEC ALAMEDA BLVD NE  
& SAN PEDRO AVE NE

LOCATION  
6100 ALAMEDA BLVD NE  
ALBUQUERQUE, NM

DRAWN: GA 12/08/2021  
DESIGNED: LP 01/12/2022  
QC: SC 01/18/2022  
FINAL QC: AF 01/21/2022  
PROJ. MGR: AF 01/21/2022

DATE: 01/21/2022  
ISSUED FOR: DRB

REVISION NO.: DATE:

1	
2	
3	
4	

JOB NO.: 210907

SHEET TITLE:

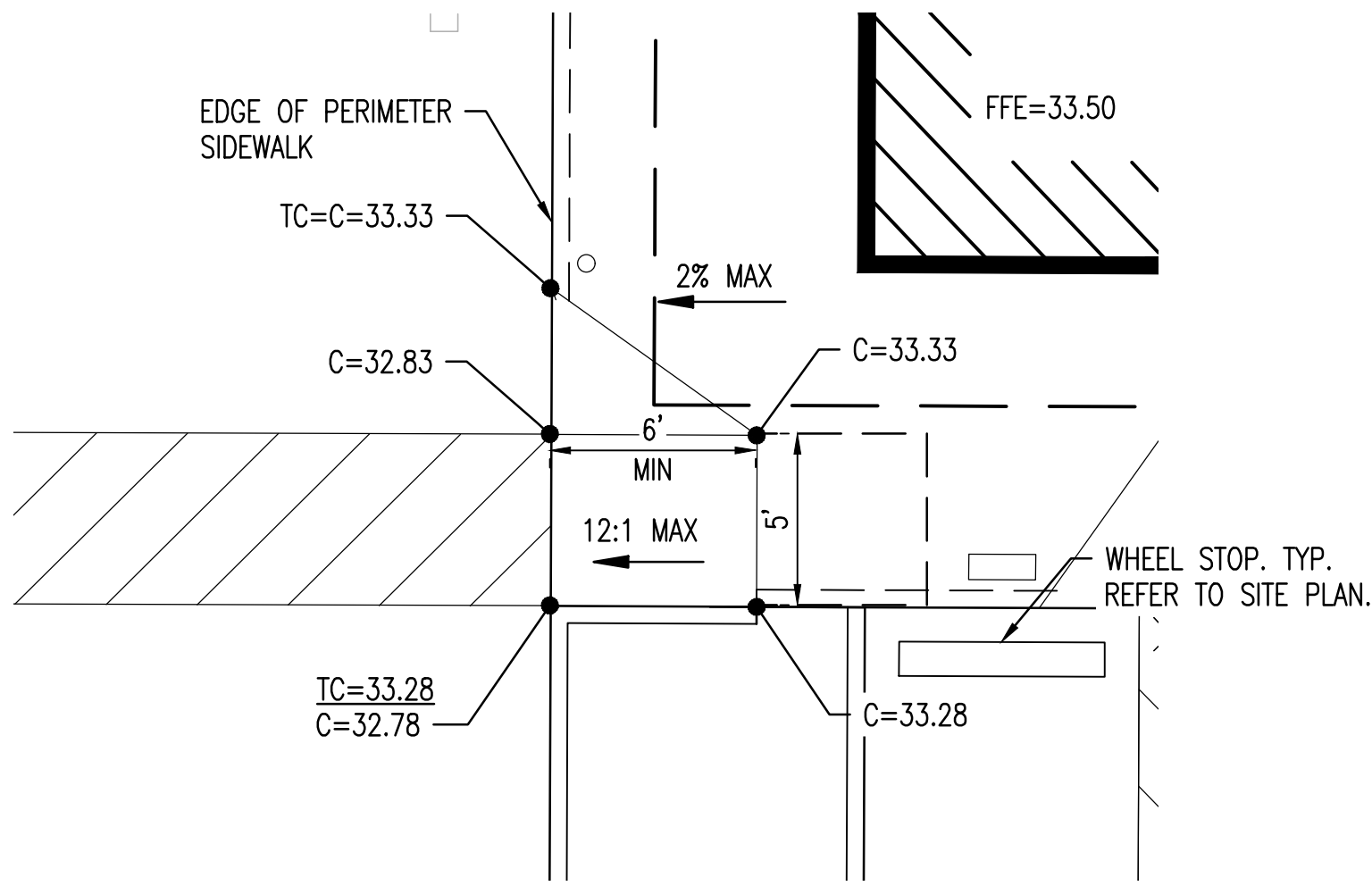
GRADING AND  
DRAINAGE DETAILS

PAGE NO.:  
8 OF 11

SHEET NO.:  
C3.10

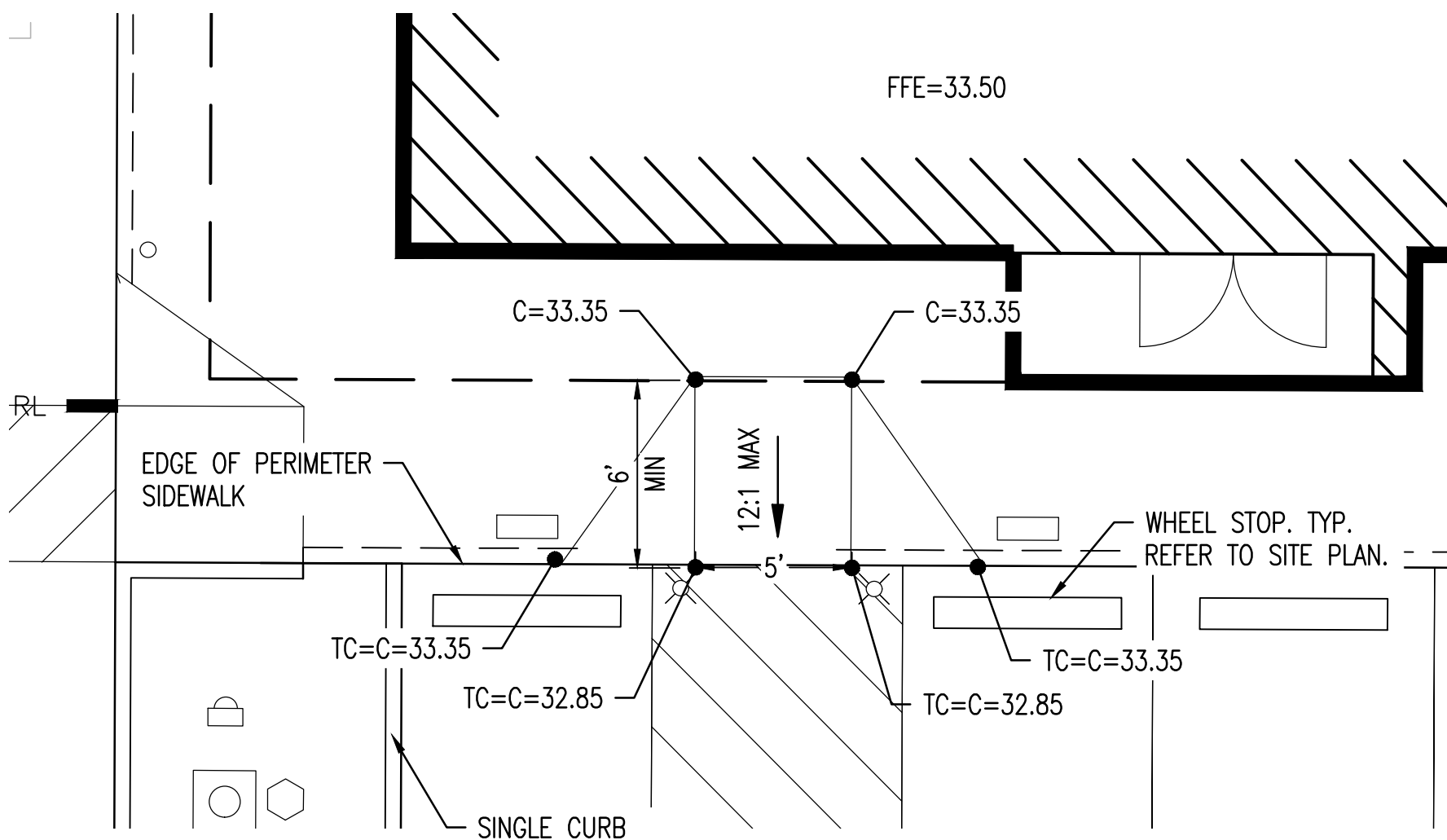
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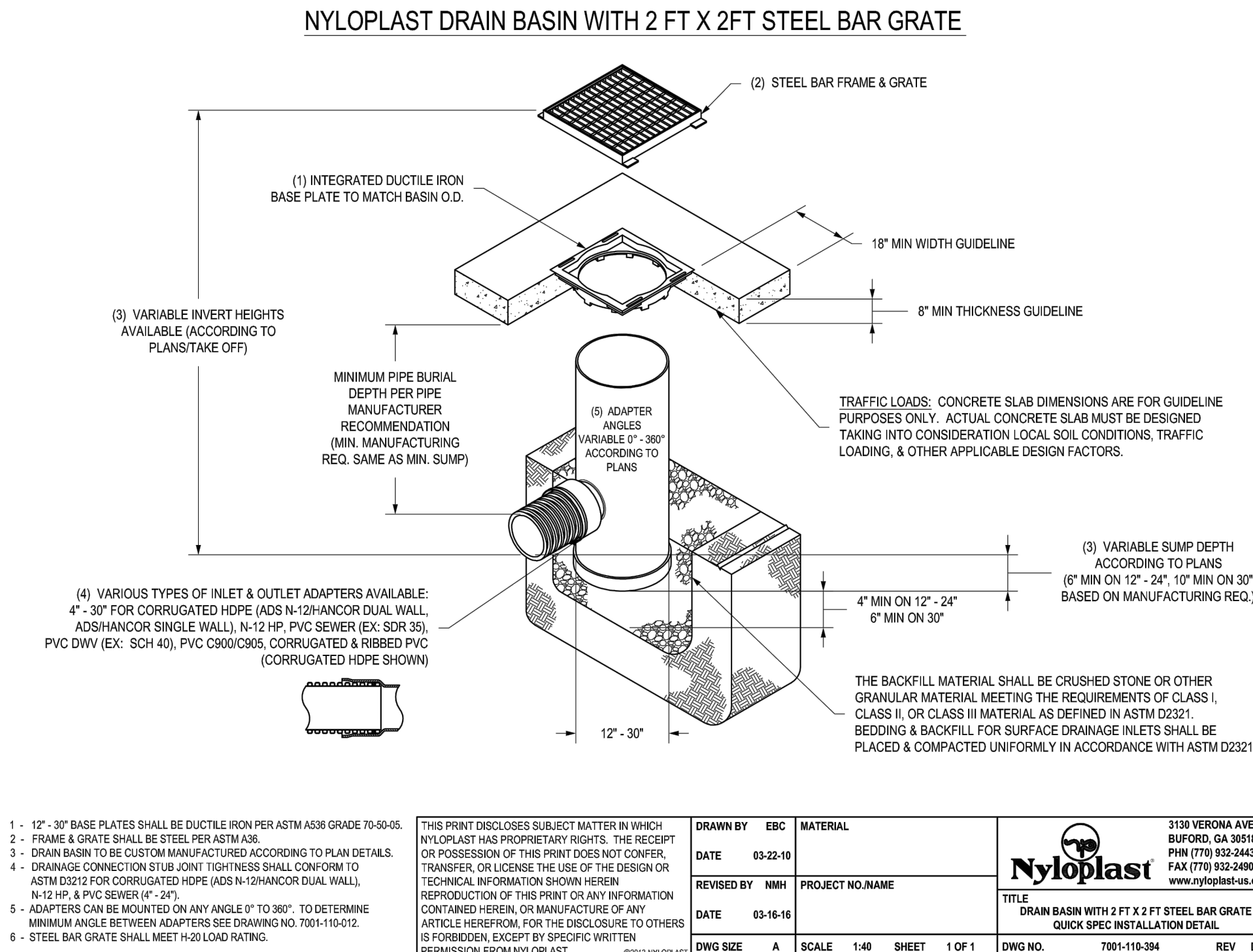
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10



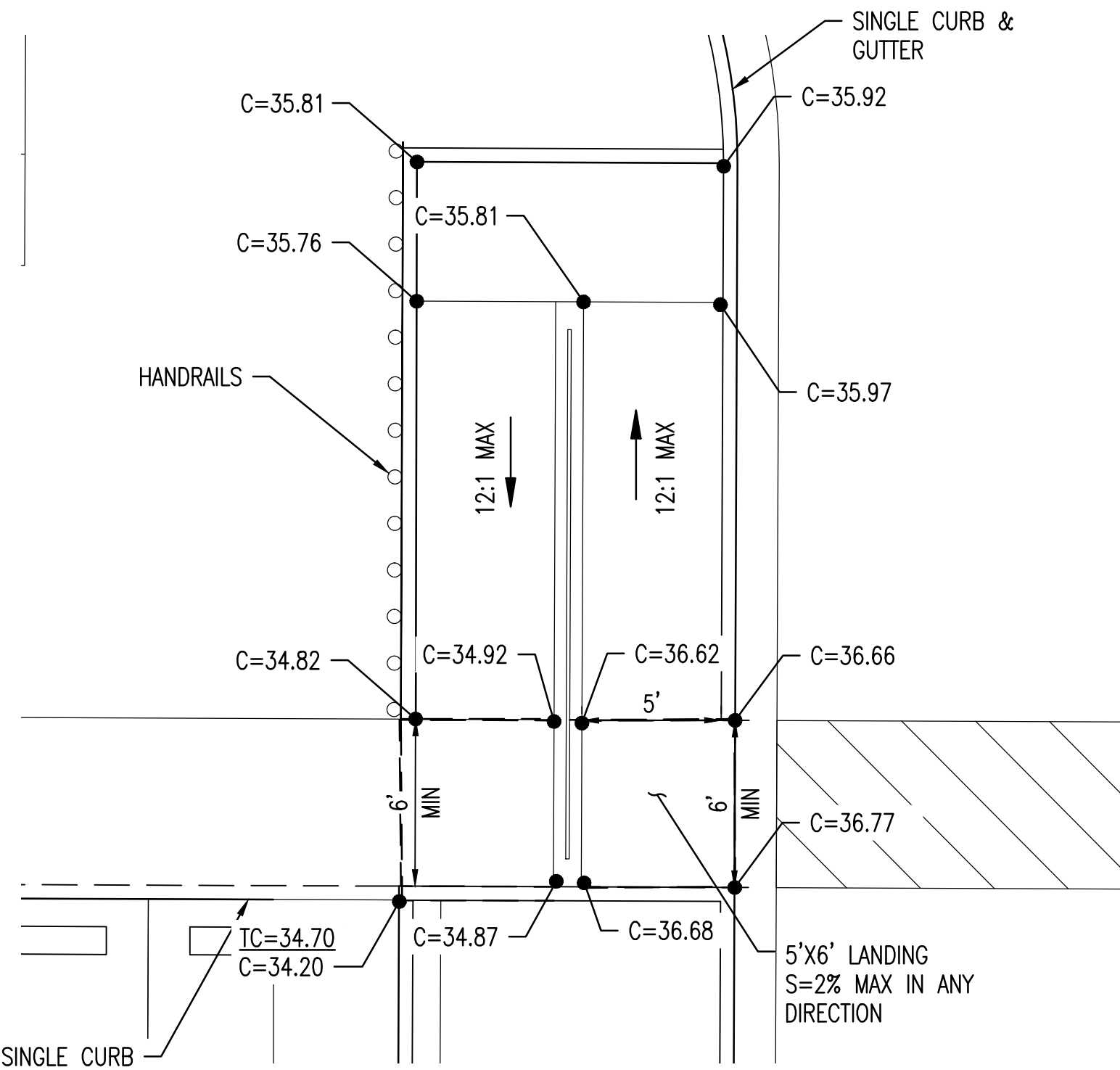
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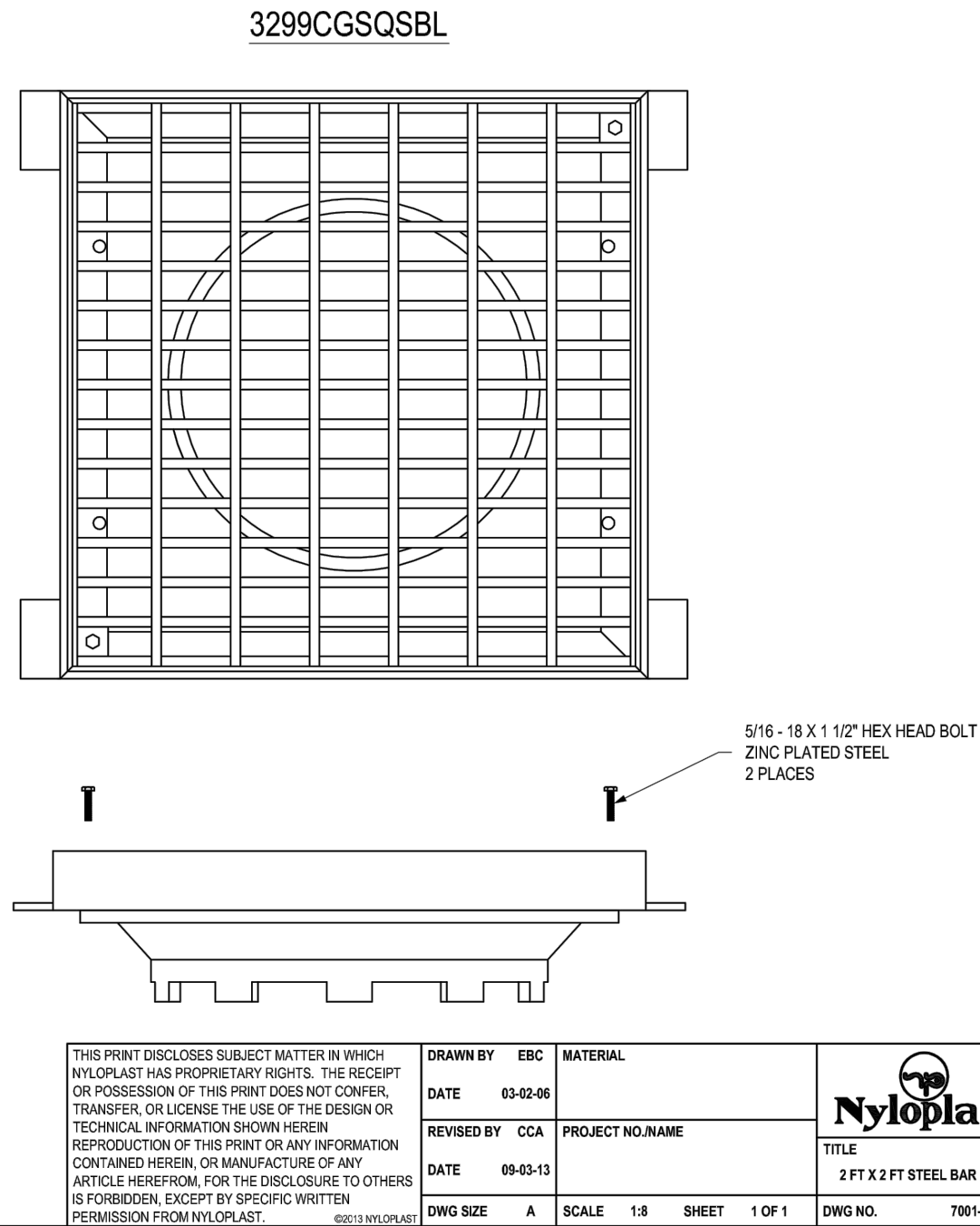
NYLOPLAST DRAIN BASIN

13



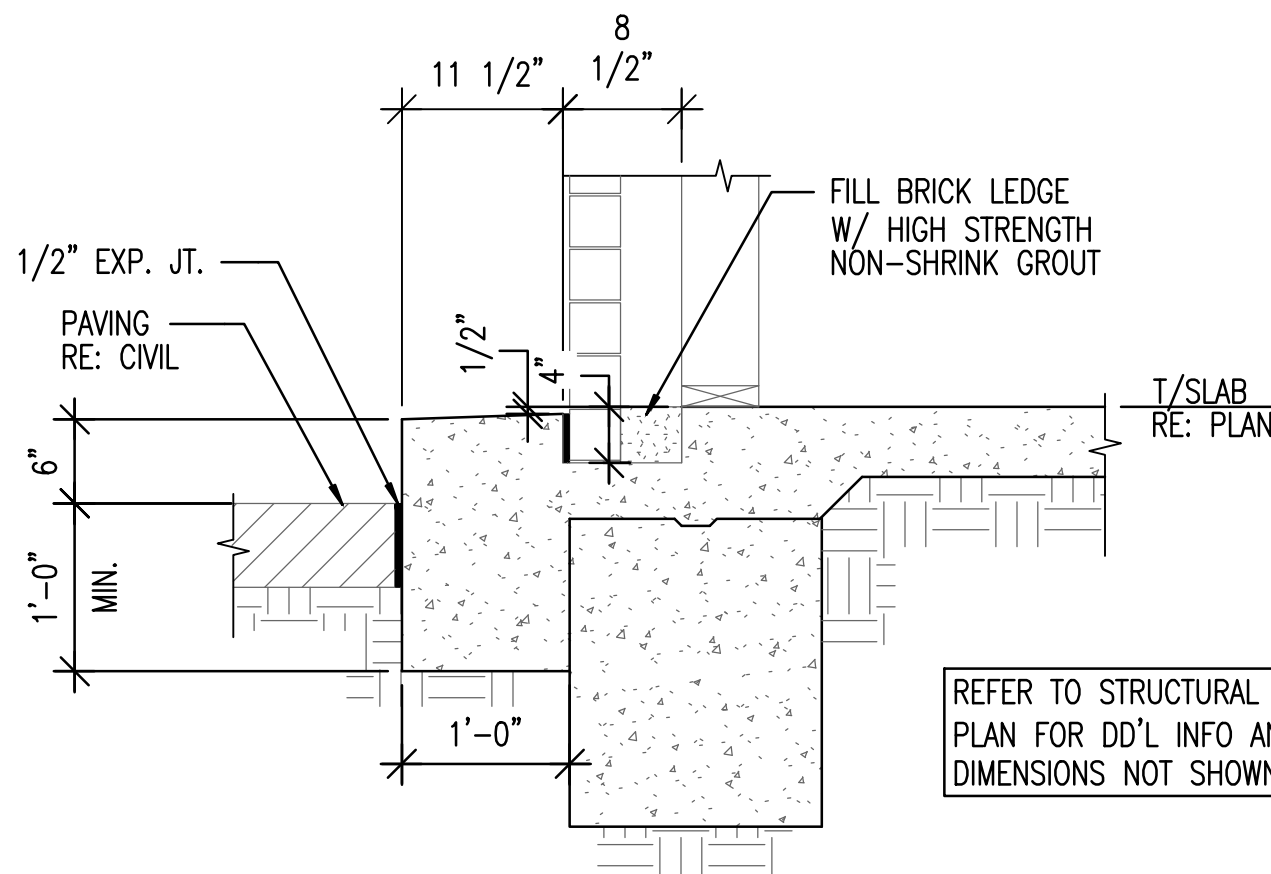
MAJOR RAMP

15



NYLOPLAST GRATE

14



TURNDOWN SIDEWALK - TYPE 2

16

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REVISION NO.: DATE:

1

2

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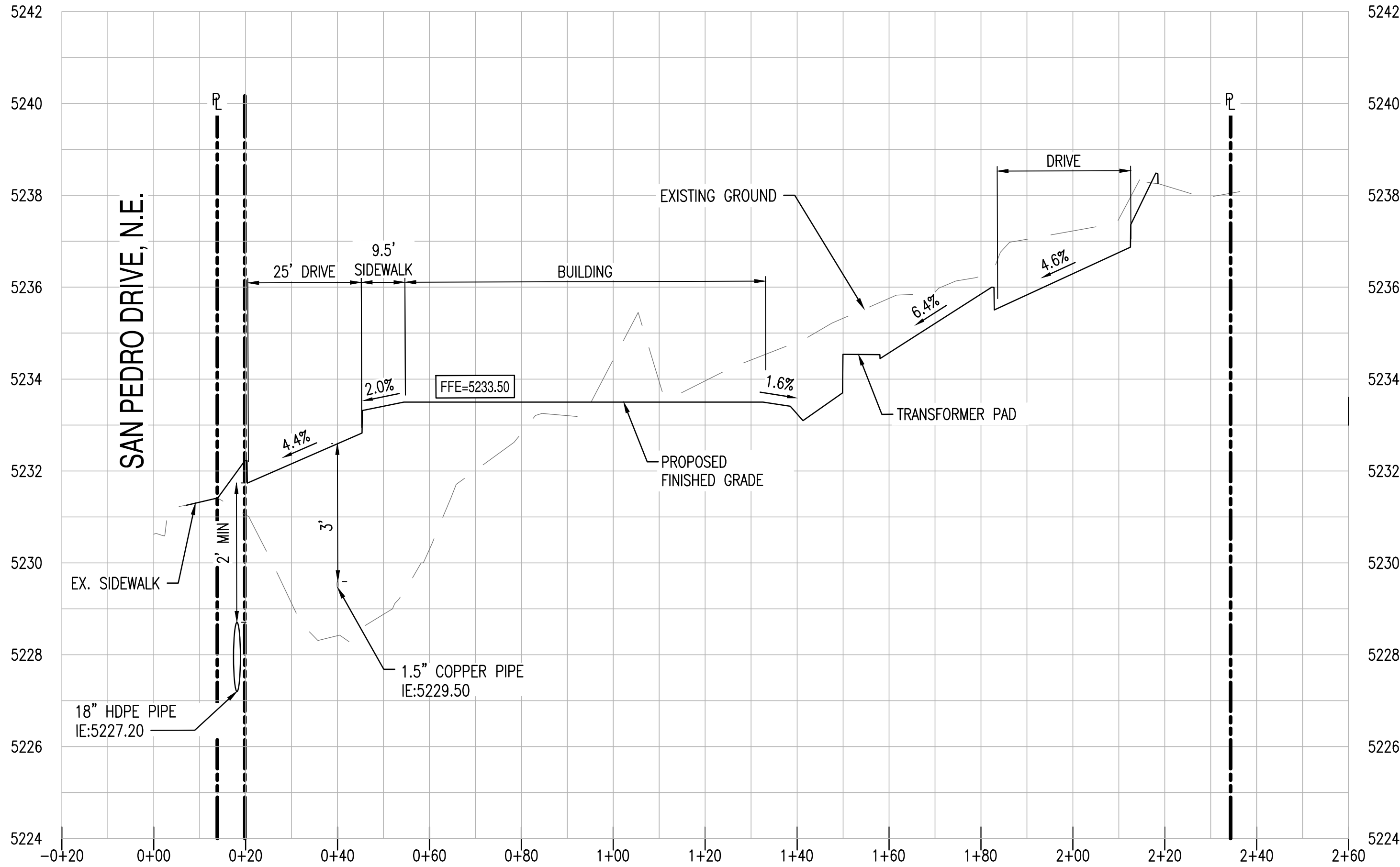
JOB NO.: 210907

SHEET TITLE:  
GRADING AND  
DRAINAGE DETAILS

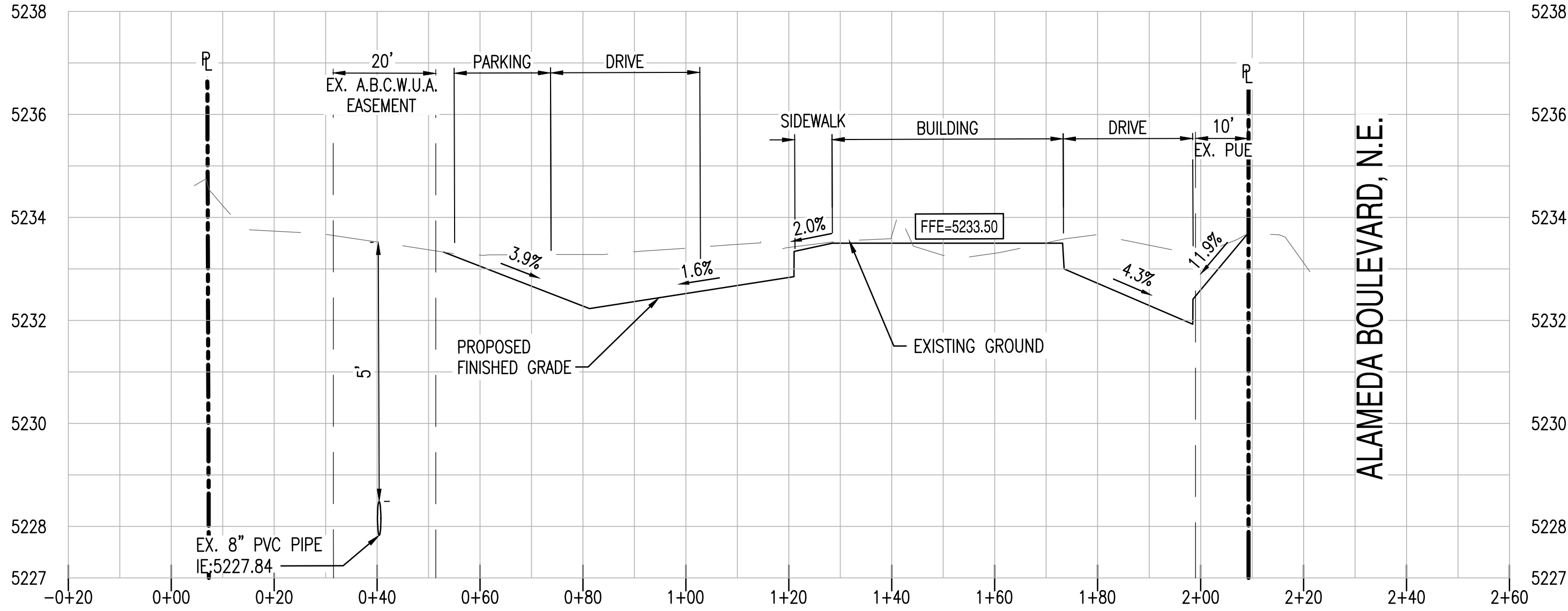
PAGE NO.: 9 OF 11  
SHEET NO.: C3.11



o



SECTION A-A C3.00  
HORIZONTAL SCALE: 1" = 20'  
VERTICAL SCALE: 1" = 2'



SECTION B-B C3.00  
HORIZONTAL SCALE: 1" = 20'  
VERTICAL SCALE: 1" = 2'




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PROJECT WHATABURGER NM SEC ALAMEDA BLVD NE & SAN PEDRO AVE NE		LOCATION 6100 ALAMEDA BLVD NE ALBUQUERQUE, NM	
DRAWN	_____	GA	12/08/2021
DESIGNED	_____	LP	01/12/2022
QC	_____	SC	01/18/2022
FINAL QC	_____		
PROJ. MGR.	_____	AF	01/21/2022
DATE: 01/21/2022			
ISSUED FOR: DRB			
REVISION NO.:		DATE:	
			
			
			
JOB NO.: 210907			
SHEET TITLE:			
SITE CROSS SECTIONS			
PAGE NO.: 10 OF 11		SHEET NO.: C3.20	